

PLANNING & INSPECTIONS
MONTHLY REPORT: September & October 2005

TOWN & COUNTY BOARD ACTIVITIES:

Edenton Planning Board:

- **September 2005:** Heard the following cases: **Case No. TA 05-08:** A request from the Town of Edenton to amend the Architectural Design Standards for New Commercial Construction to include a *definition of substantial renovation*. Recommended approval to Town Council (6-0). Also held an Informational Meeting on Proposed **Beechwood Subdivision**, located between Chowan Crossing Shopping Center and Paradise Road (PIN 7805-00-75-4126).

- **October 2005:** Heard the following cases: **Case No RZ-05-02** A rezoning application from Paradigm Development Group, LLC, requesting an amendment to the zoning map, rezoning property located on Claire Drive from R-20 Residential District to MA, Medical Arts District (Tax PIN 7805-00-43-2464); *recommended approval (6-0)*. **Case No. CUP 05-04:** A conditional use permit application from Coastal Engineering, for proposed Beechwood Subdivision, located between Chowan Crossing Shopping Center and Paradise Rd, for residential subdivision with 125 single family home sites, 82 town homes and two out parcels. (PIN 7805-00-75-4126, 7805-12-86-9011, and 7805-00-75-9931); *recommended approval with conditions (6-0)*. **Case No. CURZ 05-03:** A conditional use rezoning application from Coastal Engineering, requesting rezoning of property located between Chowan Crossing Shopping Center and Paradise Rd., from RA & R-20, Residential Districts to CU-R-5, Conditional Use Residential District (PIN 7805-00-75-4126, 7805-12-86-9011, 7805-00-75-9931); *recommended approval (6-0)*. **Case No. TA 05-09:** A request from Stephen Lane to amend Article IV, Section 84, commercial subdivisions; or add Section 85, Condominium Subdivision; *withdrawn*.

Edenton Board of Adjustment:

- **September 2005** - Board of Adjustment Roles & Responsibilities Workshop.

Edenton Preservation Commission:

- **September 2005** - 7 Major Certificates of Appropriateness (COA's) issued; 8 Minor COA's issued.
- **October 2005** - 2 Major Certificates of Appropriateness (COA's) issued; 8 Minor COA's issued.

Edenton-Chowan Technical Review Committee:

- **September 2005** - Met to discuss proposed 200+ lot residential subdivision between Virginia Road and Paradise Road (behind Chowan Crossing Shopping Center).

County Planning Board:

- ***September 2005*** - Reviewed potential items covered in new zoning & subdivision ordinance as presented by consultant, Wooten Company.
- ***October 2005*** - Reviewed & recommended approval for a Preliminary/Final Plat for a 6 lot subdivision on Yeopim Road; for a Wireless Communications Tower from US Cellular on Virginia Road in Tyner; and reviewed a sketch plan submitted by Global Real Estate for a 150 lot subdivision at NC 37 & County Line Road.

County Board of Adjustment:

- ***September & October 2005*** - No Meeting.

OTHER ACTIVITIES:

- Hazard Mitigation Grant Program (HMGP) - Phase I, Blackbeard Rd. purchased through FEMA; Pembroke Circle owners rejected offer to purchase from FEMA; Phase II, King St. elevation underway. Written confirmation that Phase III, Eden St. acquisition has been approved.
- Rural Transportation Planning Organization (RPO) - No Meeting.
- Community Development Block Grant (CBDG) -New Scattered Site Rehabilitation Grant for 2004 in progress.
- Chowan County Planning Initiatives - Meeting held with County Planning Board to discuss proposed changes in ordinances; attended CAMA Land Use Plan Kick-Off with representatives from Town & County Planning Boards.
- Architectural Standards Committee - Amendments to UDO presented to Council; Council requested further study and information at August Committee Meeting; Council passed amendments in September.
- Affordable Housing Commission - Met in October to hear from regional representatives on non-profit efforts to encourage & manage affordable housing in Currituck, Camden, and Dare Counties.

PLAN & PERMIT REVIEW:

	<u>September</u>	<u>October</u>	<u>Year to date</u>
Final Plats Reviewed:	<u>5</u>	<u>6</u>	<u>43</u>
Sign Permits:	<u>2</u>	<u>3</u>	<u>15</u>
Site Plans Reviewed:	<u>3</u>	<u>2</u>	<u>34</u>
Site/Landscape Inspections:	<u>1</u>	<u>2</u>	<u>15</u>
Zoning Confirmation Letters:	<u>2</u>	<u>0</u>	<u>18</u>
Zoning Permits Issued:	<u>11</u>	<u>11</u>	<u>107</u>

BUILDING INSPECTIONS:

The following numbers of inspections were conducted: September: 417; October 443 (YTD: 3,279). Inspections reviewed 42 (YTD: 117) building plans. The Inspectors traveled a total of 3,454 (YTD: 15,426) miles. There were a total of 127 permits in September and 114 permits in October (YTD: 989) permits issued as listed below:

<u>Residential:</u>	<u>September</u>	<u>October</u>	<u>YTD</u>
New SFD	<u>12</u>	<u>16</u>	<u>80</u>
Addition	<u>5</u>	<u>3</u>	<u>24</u>
Garage	<u>8</u>	<u>4</u>	<u>33</u>
Decks	<u>3</u>	<u>0</u>	<u>24</u>
Renovations	<u>4</u>	<u>4</u>	<u>55</u>
Temporary (Travel Trailer)	<u>0</u>	<u>0</u>	<u>0</u>
	<u>September</u>	<u>October</u>	<u>YTD</u>
Accessory Building	<u>0</u>	<u>0</u>	<u>14</u>
Pools	<u>1</u>	<u>0</u>	<u>4</u>
 <u>Non-Residential:</u>			
New	<u>7</u>	<u>0</u>	<u>21</u>
Renovations	<u>2</u>	<u>0</u>	<u>24</u>
Signs/Footings-Electric	<u>0</u>	<u>0</u>	<u>0</u>
Fence	<u>0</u>	<u>0</u>	<u>0</u>
Demolition	<u>0</u>	<u>0</u>	<u>1</u>
Additions	<u>0</u>	<u>0</u>	<u>4</u>
 <u>Manufactured / Mobile Homes:</u>			
New	<u>4</u>	<u>4</u>	<u>33</u>
Replacements	<u>1</u>	<u>2</u>	<u>18</u>
 <u>Trades:</u>			
Electric	<u>17</u>	<u>20</u>	<u>231</u>
Mechanical	<u>24</u>	<u>20</u>	<u>173</u>
Gas	<u>27</u>	<u>21</u>	<u>119</u>
Plumbing	<u>12</u>	<u>20</u>	<u>115</u>
Re-inspections	<u>10</u>	<u>12</u>	<u>48</u>

The administrative assistants received a total of 2,744 calls over the two month period, with an average of 64 calls per day.

Total Revenues Collected for **September 2005**: 19,671.45; **October 2005**: \$16,347.12; **(YTD)**: \$195,581.80

NUISANCE CODE ENFORCEMENT:

Written Complaints Received: 14

Violation Notices Mailed: 24

Violations Types:	<u>September</u>	<u>October</u>	<u>YTD</u>
Junk Car:	<u>5</u>	<u>3</u>	<u>73</u>
Min. Housing	<u>2</u>	<u>0</u>	<u>15</u>
Noxious Weeds and Grass	<u>15</u>	<u>12</u>	<u>146</u>
Zoning:	<u>0</u>	<u>0</u>	<u>2</u>
Signs:	<u>0</u>	<u>0</u>	<u>3</u>

Violations Abated: 27 Code Enforcement Officer traveled a total of 544 miles.